



सत्यमेव जयते

INDIA NON JUDICIAL

Government of Gujarat

Certificate of Stamp Duty

Regl. Sr. No.: 321/2021
Date: 07 MAY 2021
My Commission Expires
on 01 March 2025

Certificate No.

IN-GJ47273418696726T

Certificate Issued Date

06-May-2021 01:21 PM

Account Reference

IMPACC (SV)/ gj13004104/ SURAT/ GJ-SU

Unique Doc. Reference

SUBIN-GJGJ1300410430437979844567T

Purchased by

RAJHANS NUTRIMENTS PVT LTD

Description of Document

Article 29 Indemnity Bond

Description

AFFIDAVIT CUM DECLARATION

Consideration Price (Rs.)

0
(Zero)

First Party

RAJHANS NUTRIMENTS PVT LTD

Second Party

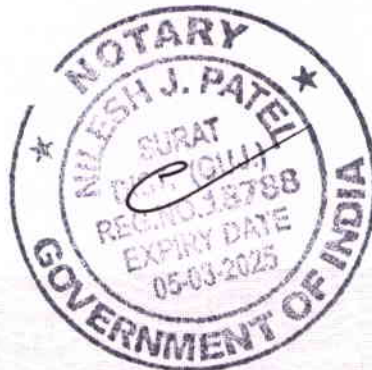
Not Applicable

Stamp Duty Paid By

RAJHANS NUTRIMENTS PVT LTD

Stamp Duty Amount(Rs.)

300
(Three Hundred only)



KC 0000172859

Statutory Alert:

1. The authenticity of this Stamp certificate should be verified at 'www.shclstamp.com' or using e-Stamp Mobile App of Stock Holding. Any discrepancy in the details on this Certificate and as available on the website / Mobile App renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.



Warning



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Affidavit cum Declaration

FORM 'B' (See rule 3 (4))

Affidavit cum Declaration of M/s. **Rajhans Nutriments Pvt. Ltd.** Through its Director **Mr. Jayesh Batukrai Desai** the promoter of the **"RAJHANS CREMONA"** New R.S. No.117/1, 117/2 and 118, TPS No. 5 (Vesu-Bhimrad) FP No. 48+49.

I, Mr. Jayesh Batukrai Desai promoter of the **"RAJHANS CREMONA"** New R.S. No. 117/1, 117/2 and 118, TPS No. 5 (Vesu-Bhimrad) FP No. 48+49 do hereby solemnly declare, undertake and state as under that.

1. M/s. Rajhans Nutriments Pvt. Ltd. Through it's Director Mr. Jayesh Batukrai Desai we have a legal title to the land on which the development of the New R.S. No. 117/1, 117/2 and 118, TPS No. 5 (Vesu-Bhimrad) FP No. 48+49 is proposed;

AND

a legally valid authentication of title of such land along with an authenticated copy of the agreement between such owner and promoter for development of the real estate project is enclosed herewith.

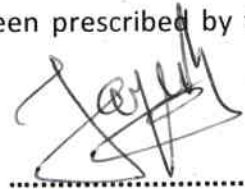
2. Owner has availed credit facility from Tata Capital Housing Finance Limited and Tata Capital Financial Services Limited. Charge was created on the said land for Rs. 80 Crore by a deed of mortgage registered with sub registrar of Surat under Sr. No. 8771 and 8772, dated 26/04/2021.
3. the time period within which the project shall be completed by promoter is 31st March 2025.
4. seventy percent of the amounts released by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.
5. the amounts from the separate account, to cover the cost of the project, shall be withdrawn in proportion to the percentage of completion of the project.
6. the amounts from the separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
7. That promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilised



(3)

for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.

8. That promoter shall take all the pending approvals on time, from the competent authorities.
9. That promoter have furnished such other documents as have been prescribed by the rules and regulations made under the Act.

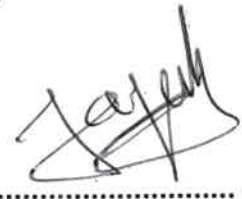


Deponent

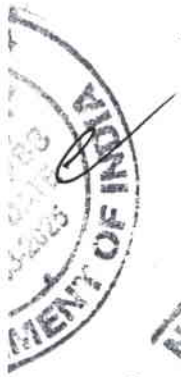
Verification

The contents of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

Verify by me at Friday on this 07th day of May 2021.



Deponent



BEFORE ME


NILESH J. PATEL
NOTARY
SURAT DIST. (GUJARAT)
GOVT. OF INDIA

**I Know the Signatory
and Identified by me.**


(P. H. Desai)
Advocate

CERTIFIED EXTRACT COPY OF THE RESOLUTION PASSED AT THE MEETING OF THE BOARD OF DIRECTORS OF RAJHANS NUTRIMENTS PRIVATE LIMITED HELD AT 10:00 A.M. ON MONDAY, THE 24TH MAY, 2021 AT THE REGISTERED OFFICE OF THE COMPANY SITUATED AT RAJHANS EMPIRE, BESIDE LE MÉRIDIEN HOTEL, NEAR AIRPORT, DUMAS ROAD, SURAT 395007, GUJARAT, INDIA

The chairman informed the board that they have to register their upcoming project under the Real Estate Regulation and Development Act, (RERA). The board after discussion passed the following resolution.

"RESOLVED THAT Mr. Jayeshkumar Batukrai Desai, Promoter/ director of the company be and is hereby authorized to register the upcoming project name '**Rajhans Cremona**' situated on land bearing Revenue Survey No. 117/1 and 117/2, T.P.S No. 5 (Vesu-Bhimrad), F.P.No.56, Village- Vesu, Sub-District: Majura, District- Surat and on land bearing Revenue Survey No. 118, T.P.S No. 5 (Vesu-Bhimrad), F.P.No.55, Village- Vesu, Sub-District: Majura, District- Surat, under the Real Estate Regulation and Development Act, 2016 (RERA) on behalf of the company."

"RESOLVED FURTHER THAT Mr. Jayeshkumar Batukrai Desai, Promoter/ director of the company be and is hereby authorized to sign, file and execute all the documents and to do all necessary formalities for the above mentioned purpose as and when required on behalf of the Company."

"RESOLVED FURTHER THAT a certified copy of the resolution be given to any person concerned or interested in the matter."

For & on behalf of,

M/s. RAJHANS NUTRIMENTS PRIVATE LIMITED



JAYESHKUMAR BATUKRAI DESAI
DIRECTOR
DIN: 00060977



SHIVLAL GOKULCHAND JAIN
DIRECTOR
DIN: 00061146



PANKAJ SHIVLAL JAIN
DIRECTOR
DIN: 03597235